



2008 00020978

Bk: 9602Pg: 178 Page: 1 of 3

Recorded: 09/22/2008 01:57 PM

Affecting:
32 The Hollow
Amherst, MA

QUITCLAIM DEED

I, JOHN G. MONER, of Amherst, Massachusetts,

in consideration of One Dollar (\$1.00),

grant to myself, JOHN G. MONER, and MERIEL C. MONER, husband and wife,
as tenants by the entirety, of 32 The Hollow, Amherst, MA 01002,

with **QUITCLAIM COVENANTS**,

the following parcel of land in Amherst, Massachusetts:

The land, with the buildings thereon including Dwelling Unit Number 32, shown as Lot #32, on a plan of land entitled, "Plan of Land in Amherst, Massachusetts, Prepared for Fields Association, Inc." dated September 25, 1996, prepared by Harold L. Eaton & Associates, Inc., and recorded in the Hampshire County Registry of Deeds at Plan Book 180, Page 247. Said Lot #32 is further bounded and described as follows:

Lot 32: Beginning at a point marking the intersection of Lots #30, 31 and 32 said point marking the northeasterly corner of the herein described premises;

thence S. 58° 00' E. a distance of 37.00 feet to a point;

thence S. 90° 00' E. a distance of 80.00 feet to a point; the last two courses being along Lot #31 as shown on the hereinbefore mentioned plan;

thence S. 00° 00' W. a distance of 63.78 feet to a point;

Return to:
Linda Fontaine
Bulkley, Richardson and Gelinas, LLP
P O Box 15507
Springfield, MA 01115-5507

thence S. 90° 00' W. a distance of 80.17 feet to a point;

thence S. 57° 00' W. a distance of 53.56 feet to a point; the last two courses being along Lot #34 as shown on the aforementioned plan;

thence N. 25° 00' W. partially along Lot #33 as shown on the aforementioned plan a distance of 96.22 feet to a point;

thence N. 65° 00' E. along Lot #30 as shown on the hereinbefore mentioned plan a distance of 70.00 feet to the point of beginning.

Containing 11,325 square feet of land, more or less.

TOGETHER WITH an easement in common with others to pass and repass over the roads shown on said plan and known as The Hollow, Pine Grove and Crossbrook, including the drive and parking areas which are extensions of those roads as shown on said plan.

TOGETHER WITH and subject to the Declaration of Protective Covenants and Easements dated August 31, 1976 and recorded in the Hampshire County Registry of Deeds at Book 1908, Page 314.

TOGETHER WITH and subject to a Master Permanent Easement dated March 1, 1977 and recorded in the Hampshire County Registry of Deeds at Book 1955, Page 92.


Being the same premises conveyed to the Grantor herein by deed of Wallace E. Ronald dated June 24, 1983 and recorded in the Hampshire County Registry of Deeds in Book 2363 Page 60, and by deed of Fields Associations, Inc. recorded June 4, 1998, as aforesaid in Book 5128, page 275.

SUBJECT TO ALL ENCUMBRANCES OF RECORD.

THIS DEED CREATES NO NEW BOUNDARIES.

No title examination was performed in connection with this transaction.

WITNESS my hand and seal this September 25, 2008.


John G. Moner

THE COMMONWEALTH OF MASSACHUSETTS

Hampshire, ss.

September 5, 2008

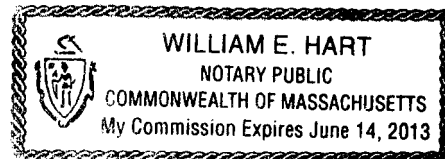
Then personally appeared the above-named John G. Moner, whose identity is personally known by me, acknowledged the foregoing to be his free act and deed before me.

Wm E. Hart

Notary Public

My comm expires:

91948-1Moner.ded
656293



ATTEST: HAMPSHIRE, Marianne L. Donohue, REGISTER
MARIANNE L. DONOHUE